

EXHIBIT NO. 1

4  
11-17-01

Docket Item # 5  
SPECIAL USE PERMIT #2001-0096

Planning Commission Meeting  
November 8, 2001

**ISSUE:** Consideration of a request for a special use permit to expand the existing restaurant to the second floor, serve alcoholic beverages, and to change the hours of operation.

**APPLICANT:** Global Connections, LLC  
by Teodula R. Pascual

**LOCATION:** 1026 King Street  
Speedy's Chicken Place

**ZONE:** CD/Commercial Downtown

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**PLANNING COMMISSION ACTION, NOVEMBER 8, 2001:** By unanimous consent, the Planning Commission recommended approval of the request.

Reason: The Planning Commission agreed with the staff analysis.



STAFF RECOMMENDATION:

Staff recommends **approval** subject to compliance with all applicable codes and ordinances and the following conditions:

1. The special use permit shall be granted to the applicant only or to any corporation in which the applicant has a controlling interest. (P&Z)(SUP #2472)
2. **CONDITION AMENDED BY STAFF:** Seating shall be provided inside for no more than 40 patrons. (P&Z) (SUP #2472) The applicant shall be able to use the first and second floors for customer seating and customer service. (P&Z)
3. No outside dining facilities shall be located on the premises. (P&Z) (SUP #2472)
4. **CONDITION AMENDED BY STAFF:** The hours during which the restaurant is open to the public shall be restricted to 11:00 A.M. to 11:00 P.M., Monday through Thursday, and from 11:00 A.M. to 10:00 P.M. on Friday and Saturday, and 10:00 a.m. to 6:00 p.m. on Sunday, as requested by the applicant. ~~(P&Z) (SUP #2472)~~ (P&Z)
5. No food, beverage, or other material shall be stored outside. (P&Z) (SUP #2472)
6. Trash and garbage shall be stored inside or in a dumpster. (P&Z) (SUP #2472)
7. Trash and garbage be collected daily when the business is open. (P&Z) (SUP #2472)
8. Two standard City trash containers shall be furnished to the City of Alexandria for installation by the City on the adjacent public right-of-way. (P&Z) (SUP #2472)
9. Litter on the site and on public rights-of-way and spaces adjacent to or within 75 feet of the premises shall be picked up at least twice a day, and more often if necessary, to prevent an unsightly and unsanitary accumulation, on each day that the business is open to the public. (P&Z) (SUP #2472)
10. No live entertainment shall be provided at the restaurant. (P&Z)(SUP#2001-0002)
11. **CONDITION AMENDED BY STAFF:** ~~No alcohol service shall be permitted. (P&Z)(SUP#2001-0002)~~ The applicant shall be permitted to sell beer and wine for on-premises consumption only. (Police) (P&Z)
12. The applicant shall post the hours of operation at the entrance to the restaurant. (P&Z)(SUP#2001-0002)

13. Kitchen equipment shall not be cleaned outside, nor shall any cooking residue be washed into the streets, alleys or storm sewers. (T&ES)(SUP#2001-0002)
14. No amplified sound shall be audible at the property line. (P&Z)(SUP#2001-0002)
15. The applicant shall require its employees who drive to work to use off-street parking. (P&Z)(SUP#2001-0002)
16. The applicant shall direct patrons to the availability of parking at nearby public garages and shall participate in an equivalent parking subsidy program by which the regular parking price is discounted by at least \$1. (P&Z)(SUP#2001-0002)
17. Trash and garbage shall be placed in sealed containers which do not allow odors to escape and shall be stored inside or in a closed container which does not allow invasion by animals. No trash and debris shall be allowed to accumulate on site outside of those containers. (P&Z)(SUP#2001-0002)
18. The applicant shall control cooking odors and smoke from the property to prevent them from becoming a nuisance to neighboring properties, as determined by the Department of Transportation and Environmental Services. (T&ES)(SUP#2001-0002)
19. The applicant shall contact the Crime Prevention Unit of the Alexandria Police Department for a security survey and robbery awareness program for all employees. (Police)(SUP#2001-0002)
20. **STANDARD CONDITION ADDED BY STAFF: Meals ordered before the closing hour may be served, but no new patrons may be admitted and no alcoholic beverages may be served after the closing hour, and all patrons must leave by one hour after the closing hour. (P&Z)**
21. **CONDITION ADDED BY STAFF: The Director of Planning and Zoning shall review the special use permit one year after approval and shall docket the matter for consideration by the Planning Commission and City Council if (a) there have been documented violations of the permit conditions, (b) the director has received a request from any person to docket the permit for review as a result of a complaint that rises to the level of a violation, or (c) the director has determined that there are problems with the operation of the use and that new or revised conditions are needed. (P&Z)**

DISCUSSION:

1. The applicant, Global Connections, LLC, requests permission to amend the Special Use Permit #2001-0002 previously granted for its restaurant, Speedy Chicken, at 1026 King Street. The applicant wishes to use the second floor of the building at 1026 King Street for restaurant seating, to sell beer and wine for on-site consumption only, and to operate on Sundays.
2. The subject property is one lot of record with 13.3 feet of frontage on King Street, 100 feet of depth and a total lot area of 1,330 square feet. The site is developed with a multi-story masonry, attached building.  
  
The surrounding land uses include commercial to the east and west along King Street, and a mix of residential and commercial uses to the north and south. Immediately adjacent uses include a restaurant to the west and a home furnishings retail store to the east.
3. On March 20, 2001, the Department of Planning and Zoning granted Special Use Permit #2001-0002 for a change of ownership request. The restaurant was originally approved under Special Use Permit #2472 March 5, 1991.
4. The applicant is requesting approval to use the second floor of the restaurant for customer seating. The existing special use permit currently allows the applicant to have 40 seats, but only on the first floor of the building. However, only approximately 20 seats can reasonably be accommodated on the first floor of the business, so the applicant is asking to use the second floor for the other 20 seats already permitted. The second floor is currently used for storage for the restaurant. The applicant is not asking for an increase in seats.
5. The applicant has also requested permission to serve beer and wine at the subject restaurant.
6. The applicant has asked to extend its hours of operation by opening on Sundays. The applicant currently operates the restaurant from currently open from 11:00 a.m. to 9:00 p.m. Monday through Saturday. The approved hours of operation are 11:00 a.m. to 11:00 p.m., Monday through Thursday, and from 11:00 a.m. to 10:00 p.m. on Friday and Saturday. The restaurant is not permitted to operate on Sundays. The applicant proposes to extend the hours she operates to include 10:00 a.m. to 6:00 p.m. Sunday.
7. On September 24, 2001, staff visited the subject property to determine if the business was in compliance with the conditions of its special use permit. Staff observed violations of conditions number 6 and 16, which address containment of garbage and advertisement of a parking subsidy program, and issued a citation (see attached).

8. According to the application materials, three employees currently operate the restaurant and no additional employees are proposed by the applicant if the changes requested are approved.
9. Zoning: The subject property is located in the CD/Commercial Downtown zone. Section 4-500 of the zoning ordinance allows a restaurant in the CD zone only with a special use permit.
10. Master Plan: The proposed use is consistent with the Old Town small area plan chapter of the Master Plan which designates the property for CD/Commercial Downtown use.

STAFF ANALYSIS:

Staff has no objection to the applicant's proposed use of the second floor for patron seating, on-premise sale of beer and wine, and operation of the existing restaurant on Sundays at 1026 King Street. These proposed uses are consistent and compatible with other restaurant and retail uses along King Street. Operation of the restaurant on Sunday from 10:00 a.m. until 6:00 p.m. is consistent with commercial uses on King Street, as is the service of beer and wine on the premises and the use of the second floor for customer seating and service.

It should also be noted that while the applicant requests an expansion of the seating area, the applicant is not asking for additional seats. The 40 seats currently allotted the applicant were originally approved for the location in 1991 and the applicant does not propose to increase this number of seats.

Using the second floor space will allow the applicant to serve more seated patrons than the 20 or so that can currently be accommodated on the first floor. However, staff does not expect this increase in service capability to significantly impact traffic or litter in the area. In staff's opinion, the restaurant is a neighborhood serving business rather than a destination business. Patrons are more likely to come from the surrounding community and walk to the restaurant from either their homes or business. It is also important to keep in mind that the applicant must provide a parking subsidy to customers who drive, pursuant to condition number 16. This will help reduce competition for limited on-street parking spaces. With regard to litter, the applicant is subject to and in compliance with condition number 9. This condition requires the applicant to pick up litter in the area around its business.

The proposed changes are consistent with the operation of the business as a restaurant, and do not suggest that the business will become a bar or late night drinking establishment with the addition of alcohol sales. Staff notes that no bar or lounge type accommodations are provided or proposed within the restaurant.

In summary, the proposal is consistent with the goals of the Old Town Restaurant Policy regarding parking, alcohol sales and litter. Staff recommends approval of the special use permit application for 1026 King Street subject to staff's recommended conditions.

STAFF: Eileen P. Fogarty, Director, Department of Planning and Zoning;  
Barbara Ross, Deputy Director;  
Mary Hashemi, Urban Planner.

CITY DEPARTMENT COMMENTS

Legend: C - code requirement R - recommendation S - suggestion F - finding

Transportation & Environmental Services:

- R-1 A condition of the SUP requires the following: Kitchen equipment shall not be cleaned outside, nor shall any cooking residue be washed into the streets, alleys, or storm sewers.
- R-2 A condition of the SUP prohibits the use of loudspeakers or musicians outside of the restaurant.
- R-3 A condition of the SUP requires the following: The applicant shall control cooking odors and smoke from the property to prevent them from becoming a nuisance to neighboring properties, as determined by the Health Department.

Code Enforcement:

- C-1 Alterations to the existing structure must comply with the current edition of the Uniform Statewide Building Code (USBC).
- C-2 A new fire prevention code permit is required for intensification of the proposed operation. An egress plan showing fixture location, aisles and exit doors shall be submitted for review with the permit application.
- C-3 Alterations to the existing structure and/or installation and/or altering of equipment therein requires a building permit. Four sets of plans, bearing the signature and seal of a design professional registered in the Commonwealth of Virginia, must accompany the written application. The plans must include all dimensions, construction alteration details, kitchen equipment, electrical, plumbing and mechanical layouts and schematics.
- C-4 When a change of use requires a greater degree of structural strength, fire protection, exit facilities or sanitary provisions, a construction permit is required.
- C-5 The egress stair shall be enclosed in a 1 hour fire resistance rated enclosure. Two stairs are required for multi-story assembly spaces.



- C-6 Required exits, parking and accessibility for persons with disabilities must be provided to the building.
- C-7 The following code requirements apply where food preparation results in the development of grease laden vapors:
  - (a) All cooking surfaces, kitchen exhaust systems, grease removal devices and hoods are required to be protected with an approved automatic fire suppression system.
  - (b) A grease interceptor is required where there is drainage from fixtures and equipment with grease-laden waste located in food preparation areas of restaurants. Food waste grinders can not discharge to the building drainage system through a grease interceptor.
- C-8 A rodent control plan shall be submitted to this office for review and approval prior to occupancy. This plan shall consist of the following:
  - (a) Measures to be taken to control the placement of litter on-site and the trash storage and pick-up schedule.
  - (b) How food stuffs will be stored on-site.
  - (c) Rodent baiting plan.

Health Department:

- F-1 No comments.

Police Department:

- R-1 Security survey for the business.
- R-2 Robbery awareness program for all employees.
- R-3 Recommend "ABC On" license only. If "ABC Off" is approved we recommend the following conditions:
  - 1. Beer or wine coolers may be sold only in 4-packs, 6-packs or bottles of more than 40 fluid ounces. Wine may be sold only in bottles of at least 750 ml or 25.4 ounces. Fortified wine (wine with an alcohol content of 14% or more by volume) may not be sold.
  - 2. That the SUP is reviewed after one year.

# APPLICATION for SPECIAL USE PERMIT # 2001-0096

[must use black ink or type]

PROPERTY LOCATION: 1026 KING ST. ALEX. VA. 22314

TAX MAP REFERENCE: 074.01-05-02 ZONE: CD

APPLICANT Name: GLOBAL CONNECTIONS, LLC

Address: 1026 KING ST. ALEX. VA. 22314

PROPERTY OWNER Name: TEODULA R. PASQUAL

Address: 3306 N. 16TH ST. ARL. VA. 22201

PROPOSED USE: SPEEDYS CHICKEN PLACE (SUP 2472) proposed  
① to use the second floor at its current address;  
② to sell beer and wine in the premises; and  
③ to operate on Sundays

THE UNDERSIGNED hereby applies for a Special Use Permit in accordance with the provisions of Article XI, Section 11-500 of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

THE UNDERSIGNED, having obtained permission from the property owner, hereby grants permission to the City of Alexandria to post placard notice on the property for which this application is requested, pursuant to Article XI, Section 11-301(B) of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

THE UNDERSIGNED hereby attests that all of the information herein provided and specifically including all surveys, drawings, etc., required to be furnished by the applicant are true, correct and accurate to the best of their knowledge and belief. The applicant is hereby notified that any written materials, drawings or illustrations submitted in support of this application and any specific oral representations made to the Planning Commission or City Council in the course of public hearings on this application will be binding on the applicant unless those materials or representations are clearly stated to be non-binding or illustrative of general plans and intentions, subject to substantial revision, pursuant to Article XI, Section 11-207(A)(10), of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

TEODULA R PASQUAL  
Print Name of Applicant or Agent

[Signature]  
Signature

1026 KING ST.  
Mailing/Street Address

703-299-8886 703-299-0715  
Telephone # Fax #

ALEX VA. 22314  
City and State Zip Code

8/27/01  
Date

===== **DO NOT WRITE BELOW THIS LINE - OFFICE USE ONLY** =====

Application Received: \_\_\_\_\_ Date & Fee Paid: \_\_\_\_\_ \$ \_\_\_\_\_

ACTION - PLANNING COMMISSION: \_\_\_\_\_

ACTION - CITY COUNCIL: \_\_\_\_\_

All applicants must complete this form. Supplemental forms are required for child care facilities, restaurants, automobile oriented uses and freestanding signs requiring special use permit approval.

1. The applicant is (check one) ☐ the Owner ☐ Contract Purchaser  
☒ Lessee or ☐ Other: \_\_\_\_\_ of the subject property.

State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership in which case identify each owner of more than ten percent.

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If property owner or applicant is being represented by an authorized agent such as an attorney, realtor, or other person for which there is some form of compensation, does this agent or the business in which the agent is employed have a business license to operate in the City of Alexandria, Virginia?

- ☐ Yes. Provide proof of current City business license
- ☐ No. The agent shall obtain a business license prior to filing application, if required by the City Code.
2. Submit a floor plan and a plot plan with parking layout of the proposed use. One copy of the plan is required for plans that are 8½" x 14" or smaller. Twenty-four copies are required for larger plans or if the plans cannot be easily reproduced. The planning director may waive requirements for plan submission upon receipt of a written request which adequately justifies a waiver. This requirement does not apply if a Site Plan Package is required.

Attached are:

- ① floor plans for the basement, first floor and second floor
- ② a map showing the subject property and surrounding land uses.

**NARRATIVE DESCRIPTION**

Already approved for 40 seats (SUP 2472).  
This application will not add seats.  
MH. 8.28.01

3. The applicant shall describe below the nature of the request in detail so that the Planning Commission and City Council can understand the nature of the operation and the use, including such items as the nature of the activity, the number and type of patrons, the number of employees, the hours, how parking is to be provided for employees and patrons, and whether the use will generate any noise. (Attach additional sheets if necessary)

- a. Speedy's Chicken opened on 7/23/01 (SUP 2472)  
with a maximum seating capacity on the  
first floor for 20 patrons.
- b. We are open Monday through Saturday  
from 11 a.m. to 9 p.m.
- c. We serve charcoal broiled rotisserie chicken  
and Mexican dishes as meals (menu attached)
- d. We have 3 employees (working in different  
shifts) plus us two partners with some  
family members pitching in from time to time.
- e. Our lunch patrons walk from nearby  
business offices, while dinner patrons are  
from residential communities several blocks  
away. We do not have delivery service at this time,  
although we have received some requests.
- f. There is parking space at the rear of the  
building for at least 2 compact cars. We have  
made arrangements with Landmark Parking at  
1101 King St., which is diagonally across from us  
so we can provide a \$1.00 parking subsidy  
to our patrons.

**USE CHARACTERISTICS**

4. The proposed special use permit request is for: (check one)

- ☐ a new use requiring a special use permit,  
☐ a development special use permit,  
☐ an expansion or change to an existing use without a special use permit,  
☒ expansion or change to an existing use with a special use permit,  
☐ other. Please describe: \_\_\_\_\_

5. Please describe the capacity of the proposed use:

A. How many patrons, clients, pupils and other such users do you expect? Specify time period (i.e., day, hour, or shift).

The proposal to open the second floor  
does not impact the current limit of 40 seats  
under SUP 2022.

B. How many employees, staff and other personnel do you expect? Specify time period (i.e., day, hour, or shift).

Opening the second floor and operating on  
Sundays will not result in any additional  
employee.

6. Please describe the proposed hours and days of operation of the proposed use:

Day:

Hours:

Monday - Saturday

11 a.m. to 9 p.m.

Propose:

also on Sundays

10 a.m. to 6 p.m.

7. Please describe any potential noise emanating from the proposed use:

A. Describe the noise levels anticipated from all mechanical equipment and patrons.

Under the propose use, we do not  
anticipate excessive noise from all  
mechanical equipment and patrons.

B. How will the noise from patrons be controlled?

We do not a bar and we expect our patrons to go to Speedy's Chicken to eat.

8. Describe any potential odors emanating from the proposed use and plans to control them:

There will be adequate receptacles for trash on the first and second floors and these receptacles are cleared out everyday.

9. Please provide information regarding trash and litter generated by the use:

A. What type of trash and garbage will be generated by the use?

These are the usual type of trash from restaurants - kitchen trash, plastic ware, napkins, used oil from fryers, cans & bottles from drinks.

B. How much trash and garbage will be generated by the use?

We expect 2 plastic bags of trash everyday.

C. How often will trash be collected?

Daily and we will not have overflowing trash bins.

D. How will you prevent littering on the property, streets and nearby properties?

by providing adequate receptacles  
by monitoring the premises  
by maintaining a clean premise so as to encourage cleanliness

10. Will any hazardous materials, as defined by the state or federal government, be handled, stored, or generated on the property?

☒ Yes. ☐ No.

If yes, provide the name, monthly quantity, and specific disposal method below:

We use the recommended detergents and chemicals  
for cleaning and sanitizing and keep them  
in minimum inventory.

11. Will any organic compounds, for example paint, ink, lacquer thinner, or cleaning or degreasing solvent, be handled, stored, or generated on the property?

☐ Yes. ☒ No.

If yes, provide the name, monthly quantity, and specific disposal method below:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

12. What methods are proposed to ensure the safety of residents, employees and patrons?

Speedy Chicken has a sprinkler and  
alarm system including fire extinguisher,  
which will be inspected on a regular basis.

#### ALCOHOL SALES

13. Will the proposed use include the sale of beer, wine, or mixed drinks?

☒ Yes. ☐ No.

If yes, describe alcohol sales below, including if the ABC license will include on-premises and/or off-premises sales. Existing uses must describe their existing alcohol sales and/or service and identify any proposed changes in that aspect of the operation.

Our request is to be able to serve beer  
and wine in the premises to go with  
our meals.

**PARKING AND ACCESS REQUIREMENTS**

14. Please provide information regarding the availability of off-street parking:

A. How many parking spaces are required for the proposed use pursuant to section 8-200 (A) of the zoning ordinance?

one

B. How many parking spaces of each type are provided for the proposed use:

\_\_\_\_\_ Standard spaces

\_\_\_\_\_ Compact spaces

\_\_\_\_\_ Handicapped accessible spaces.

\_\_\_\_\_ Other.

} can be accommodated  
by one space.

C. Where is required parking located? ☐ on-site ☒ off-site (check one)

If the required parking will be located off-site, where will it be located:

\_\_\_\_\_  
Pursuant to section 8-200 (C) of the zoning ordinance, commercial and industrial uses may provide off-site parking within 500 feet of the proposed use, provided that the off-site parking is located on land zoned for commercial or industrial uses. All other uses must provide parking on-site, except that off-street parking may be provided within 300 feet of the use with a special use permit.

D. If a reduction in the required parking is requested, pursuant to section 8-100 (A) (4) or (5) of the zoning ordinance, complete the PARKING REDUCTION SUPPLEMENTAL APPLICATION.

15. Please provide information regarding loading and unloading facilities for the use:

A. How many loading spaces are required for the use, per section 8-200 (B) of the zoning ordinance? one

B. How many loading spaces are available for the use? one

C. Where are off-street loading facilities located? at the back of the building



D. During what hours of the day do you expect loading/unloading operations to occur?

before 11 a.m.

E. How frequently are loading/unloading operations expected to occur, per day or per week, as appropriate?

2x per week

16. Is street access to the subject property adequate or are any street improvements, such as a new turning lane, necessary to minimize impacts on traffic flow?

Street access is adequate

#### SITE CHARACTERISTICS

17. Will the proposed uses be located in an existing building? ☒ Yes ☐ No

Do you propose to construct an addition to the building? ☐ Yes ☒ No

How large will the addition be? \_\_\_\_\_ square feet.

18. What will the total area occupied by the proposed use be?

\_\_\_\_\_ sq. ft. (existing) + \_\_\_\_\_ sq. ft. (addition if any) = \_\_\_\_\_ sq. ft. (total)

19. The proposed use is located in: (check one)

☒ a stand alone building ☐ a house located in a residential zone ☐ a warehouse

☐ a shopping center. Please provide name of the center: \_\_\_\_\_

☐ an office building. Please provide name of the building: \_\_\_\_\_

☐ other, please describe: \_\_\_\_\_

**RESTAURANT SUPPLEMENTAL APPLICATION**

All applicants requesting special use permit approval for restaurants shall complete the following section. Applicants requesting approval of a special use permit for a restaurant in Old Town shall complete the SUPPLEMENTAL INFORMATION FOR RESTAURANTS IN OLD TOWN section and submit the required parking management plan and litter reduction plan.

Please provide the following information:

1. How many seats are proposed?

At tables: 40 At a bar: no bar Total number proposed: 40 \*

2. Will the restaurant offer any of the following?

       alcoholic beverages

X beer and wine (on-premises) *same as before (SUP 2472) proposed*

       beer and wine (off-premises)

3. Please describe the type of food that will be served:

charcoal broiled rotisserie chicken and  
Mexican dishes for lunch and  
dinner meals

4. The restaurant will offer the following service (check items that apply):

Yes table service N.A. bar Yes carry-out Not yet delivery

5. If delivery service is proposed, how many vehicles do you anticipate? Not at this time

Will delivery drivers use their own vehicles?        Yes.        No.

6. Will the restaurant offer any entertainment (i.e. live entertainment, large screen television, video games)?        Yes. X No.

If yes, please describe: \_\_\_\_\_

**SUPPLEMENTAL INFORMATION FOR RESTAURANTS IN OLD TOWN**

**CRITERIA TO BE USED TO EVALUATE NEW OR EXPANDED RESTAURANTS  
ADOPTED BY CITY COUNCIL BY RESOLUTION, NOVEMBER 13, 1993**

**Parking**

1. The applicant must submit a parking management plan (PMP), which specifically addresses the following issues:
  - A. The parking demand generated by the proposed restaurant.
  - B.. The availability of off-street parking for patrons. For the purpose of this policy, availability shall be measured in terms of the number of vacant off-street parking spaces within 500 feet from the entrance to the restaurant.
  - C. How employees who drive will be accommodated off the street at least in the evenings and on weekends.
  - D. The predicted impact of the restaurant on the parking supply at the evening peak, weekend peak, and daytime peak.
  - E. A proposal to reduce the impact of parking created by the restaurant on nearby areas. Acceptable alternatives for reducing parking impacts include, but are not limited to, the following: validated parking or valet parking for patrons, and off-street parking or transit subsidies for employees.
  
2. Additionally, please answer the following:
  - A. What percent of patron parking can be accommodated off-street?  
(check one)
    - ☐ 100%
    - ☐ 75-99%
    - ☒ 50-74%
    - ☐ 1-49%
    - ☐ No parking can be accommodated off-street
  
  - B. What percentage of employees who drive can be accommodated off the street at least in the evenings and on weekends?  
(check one)
    - ☐ All
    - ☐ 75-99%
    - ☒ 50-74%
    - ☐ 1-49%
    - ☐ None
  
  - C. What is the estimated peak evening impact upon neighborhoods?  
(check one)
    - ☒ No parking impact predicted
    - ☐ Less than 20 additional cars in neighborhood
    - ☐ 20-40 additional cars
    - ☐ More than 40 additional cars

**Litter**

The applicant for a restaurant featuring carry-out service for immediate consumption must submit a plan which indicates those steps it will take to eliminate litter generated by sales in that restaurant.

**Alcohol Consumption and Late Night Hours**

1. Maximum number of patrons shall be determined by adding the following:

	<u>40</u>	Maximum number of patron dining seats
	<u>0</u>	Maximum number of patron bar seats
+	<u>0</u>	Maximum number of standing patrons

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40 Maximum number of patrons

2. 3 Maximum number of employees by hour at any one time

3. Hours of operation:  
(check one)

<u>      </u>	Closes by 8:00 P.M.
<u>X</u>	Closes after 8:00 P.M. but by 10:00 P.M.
<u>      </u>	Closes after 10:00 P.M. but by Midnight
<u>      </u>	Closes after Midnight

[Closing time means when the restaurant is empty of patrons.]

4. Alcohol Consumption:  
(Check one)

<u>      </u>	High ratio of alcohol to food
<u>      </u>	Balance between alcohol and food
<u>X</u>	Low ratio of alcohol to food

Burton 11-5  
Dinner - 5-9



**CHARCOAL BROILED ROTISSERIE**

**CHICKEN STYLE**

**~ OLD TOWN ALEXANDRIA ~**

**1026 KING STREET**

**☎ (703) 299-8886**

SHP 2001-0096

# MEXICAN

## ~ QUESADILIA DE POLLO ~

Flour tortilla with pulled roasted chicken and cheese.

Served with Pico de Gallo and guacamole.

**\$ 4.95**

## ~ FLAUTAS ~

Stuffed and rolled flour tortilla with chicken and cheese.

Served with Pico de Gallo and sour cream.

**\$ 5.95**

## ~ BURRITO DE POLLO ~

<sup>N</sup> Large flour tortilla filled with chicken, cheese, lettuce and Pico de Gallo. Served with guacamole and sour cream.

**\$ 6.95**

## ~ TACOS DE POLLO ~

Two soft flour tortillas filled with lettuce, cheese, chicken and Pico de Gallo.

**\$ 6.95**

## ~ CHICKEN CAESAR BURRITO ~

~~Chicken Caesar salad wrapped in a large flour tortilla.~~

**\$ 7.95**

## ~ ENSALADA DE POLLO ~

Chicken taco salad, served with chicken cheese, lettuce, Pico de Gallo, guacamole and sour cream.

**\$ 5.95**



## CHARCOAL BROILED ROTISSERIE CHICKEN STYLE

**1/4 CHICKEN ~ 1/4 DE POLLO**

**\$ 4.95**

**1/2 CHICKEN ~ 1/2 POLLO**

**\$ 6.95**

**WHOLE CHICKEN ~ POLLO**

**ENTERO**

**\$ 11.95**

## POLLO EN BARBACOA

**1/4 CHICKEN ~ 1/4 DE POLLO**

**\$ 5.50**

**1/2 CHICKEN ~ 1/2 POLLO**

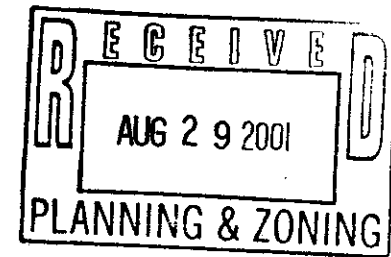
**\$ 7.50**

**WHOLE CHICKEN ~ POLLO ENTERO**

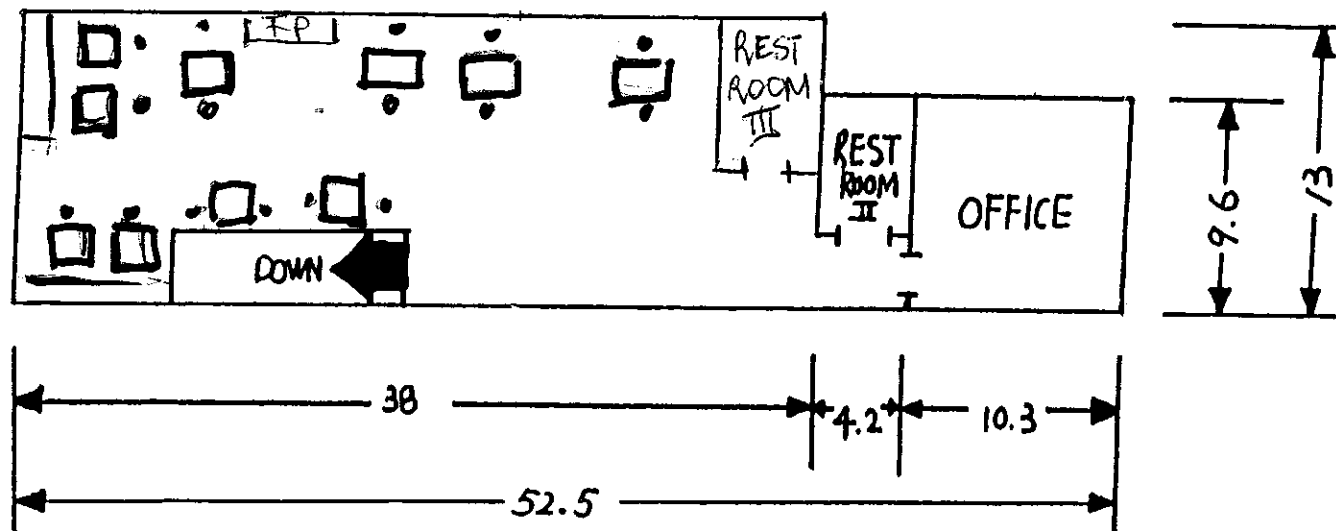
**\$ 12.95**

Served with french fries and coleslaw.

SUP 2001-0096



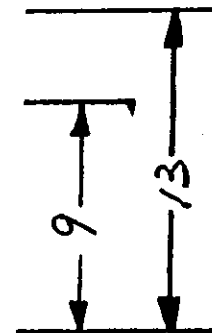
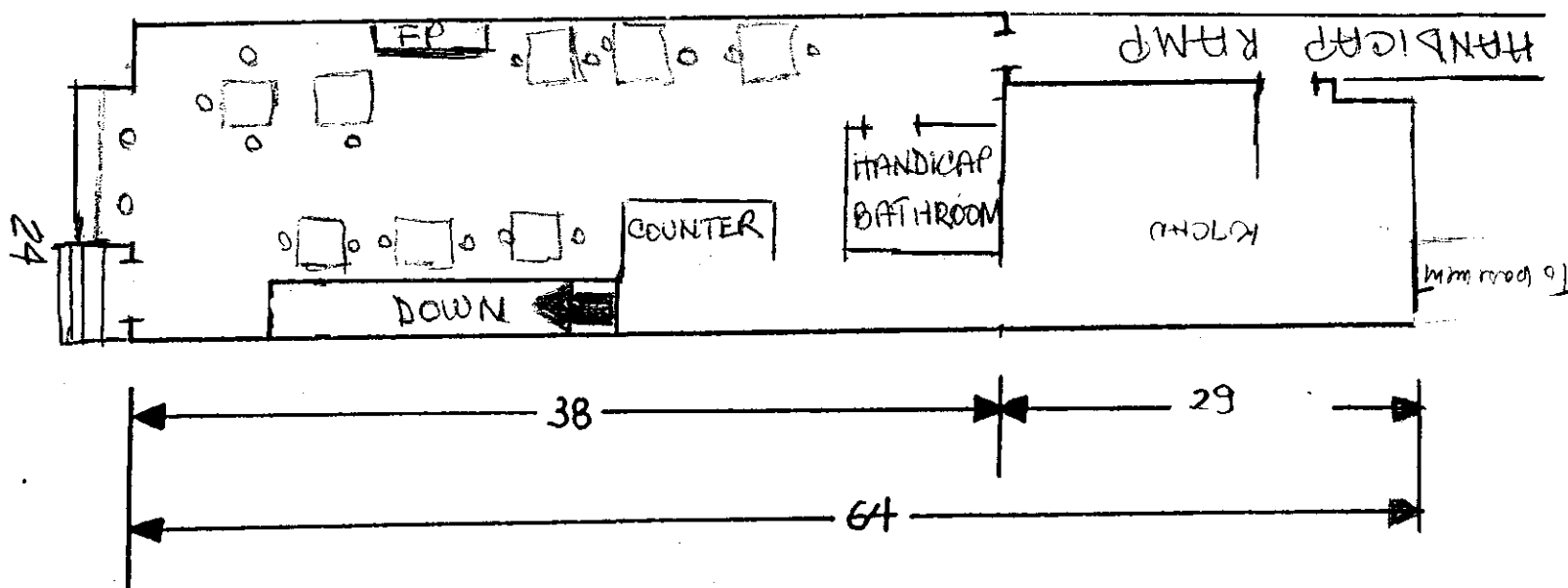
## SECOND FLOOR



NOTE : CURRENT SPACE ON SECOND FLOOR IS VACANT.

SUP 2001-0096

# FIRST FLOOR



FRONT

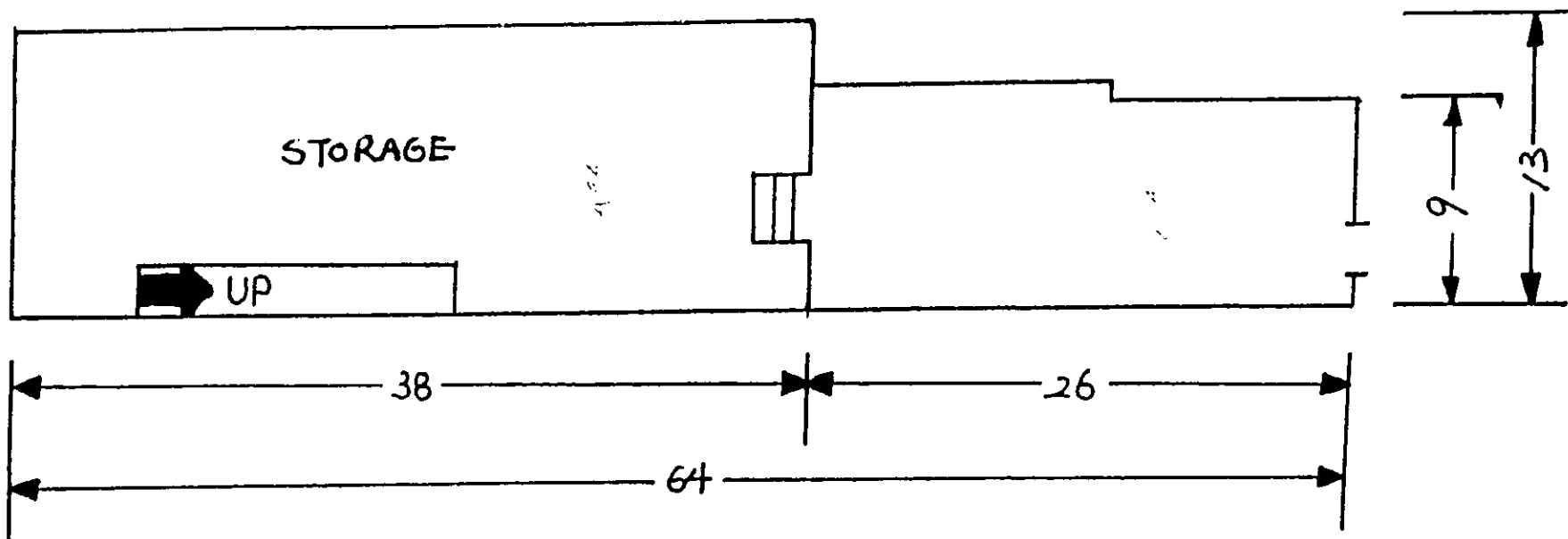
REAR

SUP 2001-0096



SUP 2472  
SUP 2001-0096

# BASEMENT



# 25



ALEXANDRIA DEPARTMENT OF  
PLANNING AND ZONING  
301 King Street, Room 2100  
Alexandria, Virginia 22314

## NOTICE OF VIOLATION

YOU ARE CHARGED WITH VIOLATING THE  
ALEXANDRIA, VIRGINIA ZONING ORDINANCE

9-24-01 11:00 AM  
Date ticket served Day of Week Time AM/PM

Location of Violation: 1026 King Street

Ord. Section: 11-505

Description of Violation: Violation of  
S.U.P. # 2001-0002 of  
condition numbers 16  
and 17 - Failure to direct  
patrons to pking & trash needs  
to be completely enclosed in  
sealed containers.

Penalty \$: 50.00

☒ 1st ☐ 2nd  
☐ 3rd/MORE ☐

IF THE VIOLATION IS NOT CORRECTED BY  
10 DAYS AN ADDITIONAL MONETARY  
PENALTY WILL BE ASSESSED.

Inspector's Signature ID Number

I personally observed or investigated the commission of the  
violation noted above and/or violation was based upon signed  
affidavit.

VIOLATORS COPY - WHITE  
CITY ATTORNEY COPY - YELLOW  
FINANCE COPY - PINK  
PLANNING AND ZONING COPY - ORANGE

NOTICE SERVED ON:

NAME: LAST FIRST MIDDLE  
Baptista Carlos J

☐ PROPERTY OWNER  
☒ COMPANY Speedy Chicken  
NAME

☐ OTHER POSITION

ADDRESS

CITY/TOWN STATE ZIP

SIGNATURE DATE

I hereby acknowledge receipt of this Notice of  
Violation. Signature is not an admission of guilt.

☐ PERSON REFUSED TO SIGN DATE

### CERTIFICATE OF SERVICE

☐ Mailed/posted a true copy of this notice to the last  
known home or business address of the respondent  
or the respondent's agent

Name of Person or Business Served

Address of Service

City/State

☐ Posted true copy of this notice at the site of the  
infraction

The undersigned states that he/she is an employee  
of the City of Alexandria Department of Planning  
and Zoning and knows this Certificate of Service to  
be true to the best of his/her knowledge.

Signature  
Print Name  
Date Phone #

### WARNING

YOU ARE REQUIRED TO RESPOND TO THIS NOTICE  
OF VIOLATION WITHIN 15 DAYS OF THE DATE OF  
SERVICE IN ONE OF THE FOLLOWING WAYS

Z-02 TICKET NO. 2269

1. TO PAY PENALTY AND WAIVE YOUR RIGHT TO A  
HEARING:

- Check the "Admit Violation" or "No Contest" box below;
- Make personal check, cashier's check, certified check or money order payable to City of Alexandria. Do not send cash through the mail;
- Print violation notice number on the check or money order;
- Payment may be made by mail, or in person, at the Treasury Office, City Hall, 301 King Street, Room 1510, Alexandria, Virginia, between the hours of 8:00 a.m. - 5:00 p.m., Monday-Friday, phone 703-838-4949.

2. TO REQUEST A COURT HEARING:

- Check the "Contest in Court" box below and:  
(a) Mail this completed notice to the Office of the City Attorney, City Hall, Suite 1300, 301 King Street, Alexandria, Virginia, 22314; or  
(b) Appear in person or by an authorized representative, at the above address between the hours of 8:00 a.m. - 5:00 p.m., Monday-Friday, phone 703-838-4433.
- If you wish to contest this violation a date will be set for trial in the General District Court of Alexandria, Virginia. Failure to appear in court on the date set for trial, unless prior approval has been granted by a judge of that court, will result in the entry of a default judgement against you.

3. TO CONTEST THE INTERPRETATION OF THE  
ORDINANCE:

- You have the right to appeal the interpretation of the zoning ordinance upon which this violation is based to the Board of Zoning Appeals within 30 days in accordance with 15.2-2311 of the Code of Virginia. The interpretation shall be final and unappealable if not appealed within 30 days.

FOR INFORMATION CONCERNING THIS TICKET CALL  
PLANNING AND ZONING AT 703-838-4688

FAILURE TO RESPOND AS PROVIDED ABOVE WILL RESULT  
IN THE ISSUANCE OF A SUMMONS TO APPEAR IN COURT  
AND ANSWER TO THE VIOLATION FOR WHICH THIS NOTICE  
WAS ISSUED

YOU MUST COMPLETE AND SIGN THIS  
CERTIFICATION:

☐ ADMIT VIOLATION ☐ NO CONTEST ☐ CONTEST IN COURT

Name (print)  
Street Address  
City State Zip

I hereby certify under penalty of law, that I have  
answered as indicated above, and corrected or made  
substantial efforts to correct the violation that I have  
admitted or for which I have pleaded no contest.

Signature Date

F-PLN-0071 (7/00)

SUP 2001-0096

APPLICATION for SPECIAL USE PERMIT # 2001-0096

[must use black ink or type]

PROPERTY LOCATION: 1026 KING ST. ALEX. VA. 22314

TAX MAP REFERENCE: 074.01-05-02 ZONE: CD

APPLICANT Name: GLOBAL CONNECTIONS, LLC

Address: 1026 KING ST. ALEX. VA. 22314

PROPERTY OWNER Name: TEODULA R. PASQUAL

Address: 3306 N. 16TH ST. ARL. VA. 22201

PROPOSED USE: SPEEDYS CHICKEN PLACE (SUP 2472) propose  
① to use the second floor at its current address;  
② to sell beer and wine in the premises; and  
③ to operate on Sundays

**THE UNDERSIGNED** hereby applies for a Special Use Permit in accordance with the provisions of Article XI, Section 11-500 of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

**THE UNDERSIGNED**, having obtained permission from the property owner, hereby grants permission to the City of Alexandria to post placard notice on the property for which this application is requested, pursuant to Article XI, Section 11-301(B) of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

**THE UNDERSIGNED** hereby attests that all of the information herein provided and specifically including all surveys, drawings, etc., required to be furnished by the applicant are true, correct and accurate to the best of their knowledge and belief. The applicant is hereby notified that any written materials, drawings or illustrations submitted in support of this application and any specific oral representations made to the Planning Commission or City Council in the course of public hearings on this application will be binding on the applicant unless those materials or representations are clearly stated to be non-binding or illustrative of general plans and intentions, subject to substantial revision, pursuant to Article XI, Section 11-207(A)(10), of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

TEODULA R PASQUAL  
Print Name of Applicant or Agent

[Signature]  
Signature

1026 KING ST.  
Mailing/Street Address

703-299-8886 703-299-0715  
Telephone # Fax #

ALEX VA. 22314  
City and State Zip Code

8/27/01  
Date

===== **DO NOT WRITE BELOW THIS LINE - OFFICE USE ONLY** =====

Application Received: \_\_\_\_\_ Date & Fee Paid: \_\_\_\_\_ \$ \_\_\_\_\_

ACTION - PLANNING COMMISSION: 11/08/01 **RECOMMEND** **APPROVAL UC**

ACTION - CITY COUNCIL: 11/17/01PH-- CC approved the Planning  
Commission recommendation.